

138.0

0003

0002.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

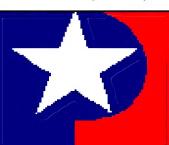
Total Card / Total Parcel

USE VALUE:

1,339,100 / 1,339,100

ASSESSED:

1,339,100 / 1,339,100


**Patriot**  
 Properties Inc.

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
45		HILLSDALE RD, ARLINGTON

## OWNERSHIP

Owner 1:	POODTS MAURICIO &	Unit #:	
Owner 2:	VALIM CLARISSA		
Owner 3:			

Street 1: 45 HILLSDALE RD

Street 2:

Twn/City: ARLINGTON

St/Prov:	MA	Cntry:		Own Occ:	Y
Postal:	02476			Type:	

## PREVIOUS OWNER

Owner 1:	OLIVER JEFFREY F -
Owner 2:	-

Street 1: 45 HILLSDALE RD

Twn/City: ARLINGTON

St/Prov:	MA	Cntry:		Own Occ:	Y
Postal:	02476			Type:	

## NARRATIVE DESCRIPTION

This parcel contains 6,187 Sq. Ft. of land mainly classified as One Family with a Garrison Building built about 1955, having primarily Clapboard Exterior and 2792 Square Feet, with 1 Unit, 2 Baths, 1 3/4 Bath, 0 HalfBath, 9 Rooms, and 4 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	8	Ledge
s				Street		
t				Gas:		

## LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		6187		Sq. Ft.	Site		0	90.	0.98	10									545,047						545,000	

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	6187.000	793,100	1,000	545,000	1,339,100		88522
							GIS Ref
							GIS Ref
							Insp Date
							09/29/17

1 of 1

Residential

ARLINGTON

APPRAISED:

1,339,100 / 1,339,100

USE VALUE:

1,339,100 / 1,339,100

ASSESSED:

1,339,100 / 1,339,100

Entered Lot Size
Total Land:
Land Unit Type:

!10674!

## PRINT

Date	Time
12/11/20	00:57:28

## LAST REV

Date	Time
10/23/17	09:02:13

ekelly

10674

ASR Map:

Fact Dist:

Reval Dist:

Year:

LandReason:

BldReason:

CivilDistrict:

Ratio:

## BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
1/11/2008	63	Manual	4,000	C		G9	GR FY09	install outdoor gr	10/20/2017	Missed Appt.	BS	Barbara S
4/12/2005	269	Addition	169,000	C		G7	GR FY07	second fl addition	9/29/2017	MEAS&NOTICE	HS	Hanne S
3/28/2005	187	Demoliti	5,000	C		G6	GR FY06	DEMO ROOF & INTERI	7/2/2012	Measured	JBS	JOHN S
3/2/2005	125	Manual	25,000			G6	GR FY06	construct front wa	1/12/2012	MLS	EMK	Ellen K
1/20/2005	47	Manual						re-build stairs	2/11/2009	Measured	372	PATRIOT
9/9/1995	512	Manual	4,000					REROOF	7/14/2005	Permit Visit	BR	B Rossignol
									7/13/2005	Fieldrev-Chg	BR	B Rossignol
									12/18/2004	MLS	MM	Mary M
									12/15/1999	Inspected	256	PATRIOT

Sign:	VERIFICATION OF VISIT NOT DATA	/	/	/
-------	--------------------------------	---	---	---

